

NEIGHBORHOOD PLANNING UNIT – V

Monday, November 8, 2021 at 7:00 PM

To join the remote meeting, please click [here](#)

Meeting ID: 992 1132 0112

Dial-In: 646-558-8656, access code, 99211320112#



CONTACT INFORMATION

Stephanie Flowers, **Chairperson** – stephanieflowers@bellsouth.net

Columbus Ward, Jr., **Vice Chairperson** – columbus@peopletown.com

James Collins, **Secretary** – jamesgcoll@gmail.com

Chris Lemon, **Parliamentarian** – lemonsc227@gmail.com

Dr. Jane Ridley, **Treasurer** – jhr Ridley21@yahoo.com

Clemmie Jenkins, **Recording Secretary** – clemmie2000@yahoo.com

MayHelen Johnson, **Chaplain** – mazzie1015@gmail.com

Nathan Brown, **City of Atlanta, Planner** – 404.865.8551 or nathanbrown@atlantaga.gov

Leah LaRue, **City of Atlanta, Assistant Director** – 404.330.6070 or llarue@atlantaga.gov

AGENDA

1. Opening Remarks/Introductions
2. Approval of Minutes
3. Approval of Agenda
4. Neighborhood Reports
5. Roll Call
6. Reports from City Departmental Representatives
(please allow public safety representatives to report first)
7. Comments from Elected Officials
8. Committee Reports
 - NPU-V Nomination & Election Committee
9. Chair's Report
10. Planner's Report
11. Matters for Voting (please see attachment)

NPU-V VOTING RULES per [2021 Bylaws](#)

NPU-V extends membership to anyone who is a resident, property owner, corporation, neighborhood organization, institution or elected government official whose district includes the geographical area of NPU-V (Article III, Sec. 1). Qualified members must complete a membership form (Article III, Sec. 2A). After attending at least one regular monthly meeting in the previous twelve months, members over the age of 18 may cast one vote (Article III, Sec. 2D). **Please sign in to ensure your attendance is recorded for voting eligibility.**



12. Presentation

- AdHoc Citizens for a Stronger Tree Ordinance
- Adair Park 1 playground
- Center Parc Credit Union

13. Old Business

14. New Business

15. Announcements

16. Adjournment

MATTERS FOR VOTING

NPU's provide recommendations to the City of Atlanta by voting to support or oppose applications. The application and the NPU's recommendations, along with Staff recommendations, are then considered by the appropriate board, association, commission, or office.

Alcohol License Applications (LRB)

Name of Business	Type of Business	Applicant	Property Address	Request
Pit Stop	Retail Package	Madhukar Singh	288 Ralph D Abernathy	Change of Ownership

Board of Zoning Adjustment Applications (BZA)

Application	Property Address	Public Hearing Date
V-21-177 Applicant seeks a variance from the zoning regulation to 1) reduce the required north side yard setback from 7 feet to 3 feet and 2) reduce the required south side yard setback from 7 feet to 2 feet in order to construct a new duplex.	879 Crew Street SW	-
V-21-212 Applicant seeks a variance from the zoning regulation to exceed the lot coverage from 55 percent to 58.5 percent for the construction of a garage addition to an existing single-family residence.	91 Atlanta Avenue SE	November 18, 2021
V-21-226 Applicant seeks a variance from the zoning regulation to 1) reduce the transitional buffer from 20 feet to 0 feet, 2) reduce the supplemental zone from 5 feet to 2 feet and 3) reduce the side yard from 15 feet to 0 feet. Applicant also seeks a special exception from the zoning regulation to reduce the required parking spaces from 18 spaces to 11 spaces in order to construct mixed use townhomes.	505 and 509 Pryor Street SW	November 18, 2021
V-21-227 Applicant seeks a variance from the zoning regulation to 1) reduce the transitional buffer from 20 feet to 0 feet, 2) reduce the total open space from .67 to .63, 3) increase the maximum building height from 40 feet to 51 feet and 4) reduce the rear yard from 15 feet to 0 feet in order to construct multi-use townhomes.	539 Pryor Street SW	November 18, 2021
V-21-228 Applicant seeks a variance from the zoning regulation to 1) reduce the required front yard setback from 20 feet to 18 feet, 2) reduce the south side yard setback from 5 feet to 3.3 feet, and 3) reduce the north side yard setback from 5 feet to 3.3 feet for the construction of a new single-family residence.	990 McDaniel Street SW	November 18, 2021
V-21-229 Applicant seeks a variance from the zoning regulation to 1) reduce the required front yard setback from 20 feet to 18 feet, 2) reduce the south side yard setback from 5 feet to 3.3 feet and 3) reduce the north side yard setback from 5 feet to 3.3 feet for the construction of a new single-family residence.	988 McDaniel Street SW	November 18, 2021
V-21-234 Applicant seeks a variance from the zoning regulation to 1) reduce the required front yard setback from 20 feet to 18 feet, 2) reduce the south side yard setback from 5 feet to 3.3 feet and 3) reduce the half-depth front yard from 10 feet to 3.3 feet for the construction of a new single-family residence.	986 McDaniel Street SW	November 18, 2021

V-21-280 Applicant seeks a variance from the zoning regulation to reduce the required east side yard setback from 20 feet to 7 feet in order to construct a new single-family residence.	159 Farrington Avenue SE	December 9, 2021
V-21-285 Applicant seeks a variance from the zoning regulation to reduce the required east side yard setback from 7 feet to 3 feet for the construction of a new single-family residence.	179 Farrington Avenue SE	December 9, 2021

Zoning Review Board Applications (ZRB)		
Application	Property Address	Public Hearing Date
Z-21-92 Applicant seeks to rezone the .14 acre property from the I-2 (Heavy industrial) zoning designation to the MRC-3 (Mixed residential and commercial, maximum floor area ratio of 7.2) zoning designation for the construction of a mixed-use development with residential units and retail. SURVEY , SITE PLAN	681 Whitehall Street SW	November 4 or 18, 2021
Z-21-101 Applicant seeks to rezone the .323 acre property from the I-2 (Heavy industrial) zoning designation to the I-MIX (Industrial mixed use district) zoning designation to allow for the development of twenty-two residential units. SITE PLAN , SURVEY , PROPOSED LAYOUT	515 Whitehall Street SW	December 2 or 9, 2021
Z-21-108 Applicant seeks to rezone the .075 acre property from the R-5-C (Two-family residential, minimum lot size .17 acres conditional) zoning designation to the R-5-C (Two-family residential, minimum lot size .17 acres conditional)) zoning designation to construct a new two-family dwelling. SITE PLAN , SURVEY , ELEVATIONS , FLOOR PLAN	879 Crew Street SW	December 2 or 9, 2021

Text Amendments – Zoning Ordinance		
Legislation	Public Hearing	
Z-21-85 An Ordinance by Zoning Committee to amend the 1982 Atlanta Zoning Ordinance, as amended, by creating a definition of a “Short-Term Rental” and to allow a short-term rental as a use in certain zoning districts; and for other purposes. FACT SHEET	Zoning Review Board – City Hall Council Chambers	November 4 or 18, 2021

MATTERS FOR REVIEW AND COMMENT

Members can review subdivision applications and provide comments to be forwarded to the Subdivision Review Committee (SRC). Other applications may be presented to an NPU for review and comment when the address is within a 300-foot radius of the NPU's boundary. The Code of Ordinances does not require these applicants to attend NPU meetings.

Subdivision Review Committee Applications (SRC)		
Application	Property Address	Hearing Date
SD-21-20 Applicant seeks to subdivide the property into 2 lots.	1140 Hubbard Street	-
SD-21-26 Applicant seeks to subdivide the property into 5 lots.	790 Bender Street SW	November 24, 2021

PUBLIC NOTICES AND ANNOUNCEMENTS

Provided for informational purposes. Votes/comments are neither required nor expected.

Department of Parks and Recreation: Activate ATL

The Department of Parks and Recreation will begin the public comment period for the Activate ATL: Recreation and Parks for All Comprehensive Master Plan. The plan is available for review online at <https://www.activate-atl.AtlantaGA.com>. Activate ATL is a comprehensive parks and recreation system plan that provides recommendations for provision of facilities, programs and services; parkland acquisition and development; maintenance and operations; and administration and management over the next ten years. Comments are welcome through November 19th. Activate ATL will be presented during the CDHS Quarterly CDP Public Hearing on November 29th. Send comments via the website, email to activate-atl.com or by U.S. mail to: Tara Buckner, Activate ATL Project Manager, Department of Parks and Recreation, 55 Trinity Avenue SW, Atlanta 30303.

Campaigning by Elected Officials & Candidates

Campaigning at NPU meetings is strictly prohibited by the City of Atlanta's Code of Ordinances.

Sec. 6-3019 Prohibition of Political Forums

"Neighborhood planning unit meetings shall not be used for political forums or campaigning for city, county, state, or federal elections.

Examples of campaigning could include, but not be limited to:

- Introduction of elected officials as political candidates in upcoming elections;
- Distributing campaign materials and literature; and
- Conducting either of the above in City Hall, its rooms or offices.

Please contact Leah LaRue at 404.546.0159 or llarue@atlantaga.gov with any questions or concerns.